



Iowa General Assembly

2007 Committee Briefings

Legislative Services Agency – Legal Services Division

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CAPITAL PROJECTS COMMITTEE OF THE LEGISLATIVE COUNCIL

Meeting Dates: [June 13, 2007](#)

Purpose. *This compilation of briefings on legislative interim committee meetings and other meetings and topics of interest to the Iowa General Assembly, written by the Legal Services Division staff of the nonpartisan Legislative Services Agency, describes committee activities or topics. The briefings were originally distributed in the Iowa Legislative Interim Calendar and Briefing. Official minutes, reports, and other detailed information concerning the committee or topic addressed by a briefing can be obtained from the committee's Internet page listed above, from the Iowa General Assembly's Internet page at <http://www.legis.state.ia.us/>, or from the agency connected with the meeting or topic described.*

CAPITAL PROJECTS COMMITTEE OF THE LEGISLATIVE COUNCIL

June 13, 2007

Chairperson: Representative Jo Oldson

Vice Chairperson: Senator Brian Schoenjahn

Overview. Ms. Mollie Anderson, Director of the Department of Administrative Services (DAS), presented an overview of current DAS projects including the Capitol north wing restoration; an update on the West Capitol Terrace Project, including the East Locust properties at the base of the West Capitol terrace; the renovation of the Public Safety Building; the construction of the new state office building and the Iowa Utilities Board/Office of Consumer Advocate (IUB/OCA) Building; and the acquisition of Mercy Capitol Hospital properties. Ms. Anderson also provided an overview of additional "conceptual" Capitol Complex projects under consideration.

State Capitol. Ms. Anderson reported that renovation of the State Capitol began in 1983 and to date more than \$90 million has been spent on interior and exterior improvements. She noted work is scheduled to begin on the restoration of the east steps and the rotunda in the building's interior to be completed by December of 2007. The north wing restoration process continues on the historic finishes that sustained water damage in December of 2004.

West Capitol Terrace. Ms. Anderson reported that phase one (a "people's park" with pedestrian pathways, gathering spaces, benches, trees, and flowers) of the West Capitol Terrace Project has been completed in time for the Hy-Vee Triathlon on June 17, 2007. The West Capitol Terrace will serve as the finish line for the event. She stated a grand fountain is planned at a cost of \$1,000,000 to be financed through private fundraising.

Row Houses/East Locust Properties. Ms. Anderson reported that DAS has been working on the purchase of East Locust row house properties located at the west end of the West Capitol Terrace in hopes of creating a grand feature entrance to the park and has purchased the brownstone property located at 709 E. Locust. She anticipates that property located at 707 E. Locust owned by the Iowa Association of Community College Trustees will relocate to a site near the Judicial Building in conjunction with a DAS-approved property swap. An agreement has not been reached on the third property located at 711 E. Locust.

Public Safety Building. Ms. Anderson reported that the newly renovated Public Safety Building was dedicated on June 8, 2007, at a cost of \$18,500,000. The building added a new addition on the north side of the old Records and Properties Building on E. 7th and Court Avenue and now has 111,000 gross square feet and houses 181 employees.

New State Office Building—IUB/OCA Building. Ms. Anderson stated that a new state office building of up to 350,000 gross square feet with an accompanying parking structure will be constructed north of the Capitol on the Capitol Complex grounds overlooking I-235 and that design work on the building is scheduled to begin this fall. This building will replace the Wallace State Office Building which is scheduled to be demolished once the new state office building has been constructed. She noted that at this time the plans call for the building to be an executive-level office building.

Ms. Anderson stated that the proposed site for the 37,000 square foot energy-efficient IUB/OCA Building is at the southeast corner of the Capitol Complex directly west of S.E. 14th Street and that a design firm has been hired.

Mercy Capitol Hospital Properties. Ms. Anderson stated that DAS has been working with the Treasurer of State to arrange financing for the purchase of Mercy Capitol Hospital property which includes four buildings in addition to the hospital. This agreement is contingent upon the hospital's relocation to West Des Moines. She indicated the offer to purchase is \$6,000,000 with an additional \$2,000,000 for the costs of renovation. DAS will pursue financing options through the Treasurer of State's Office via net cash flow generated by relocating state employees from leased space to the Capitol Complex. She stated the Fiscal Committee of the Legislative Council will be discussing the specifics of this proposed purchase agreement at the June 14, 2007, meeting.

Future Plans—Capitol Complex. Ms. Anderson also provided an overview of additional "conceptual" Capitol Complex projects under consideration, including a renovation of the state vehicle fleet garage, the construction of a Capitol Visitors Center, the retention of the Wallace Building glass façade, the purchase of the Capitol Hill Lutheran Church property located at 511 Des Moines Street, the renovation of the Carriage House, and the development of the south side of the Capitol Complex.

LSA Contacts: Rachele Hjelmaas, Legal Services, (515) 281-8127; Amanda Knief, Legal Services, (515) 281-6048

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